

N 000000001321

LAW OFFICES  
ROBERT A. ROUTA

Professional Association

Highway 319  
Crawfordville, Florida

ROBERT A. ROUTA  
DORIS I. SANDERS

Reply To:  
P.O. Drawer 6506  
Tallahassee, FL 32314-6506

Telephone (850) 926-6300  
Facsimile (850) 926-7507

February 21, 2000

Division of Corporations  
Post Office Box 6327  
Tallahassee, FL 32314

Re: Sharonwood Homeowners Association, Inc.

Good morning:

Enclosed for filing is the Articles of Incorporation for Sharonwood Homeowners Association, Inc., together with our check in the amount of \$78.75. Please return the filed Articles to our office.

Sincerely,



Robert A. Routa

RAR/ej

Enclosure

400003144124--5  
-02/23/00--01027--006  
\*\*\*\*\*78.75 \*\*\*\*\*78.75

00 FEB 23 PM 3:00  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

FILED

Mr. Routa GAVE  
AUTHORIZATION BY PHONE TO  
DIRECT election  
DATE 2-29-00  
DOC. EXAM 7c

F. C. BROWN FEB 2, 9 2000

ARTICLES OF INCORPORATION  
SHARONWOOD HOMEOWNERS ASSOCIATION, INC.

FILED  
00 FEB 23 PM 3:00  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The undersigned, acting as incorporator, does hereby adopt the following Articles of Incorporation, pursuant to Chapter 617, Florida Statutes:

ARTICLE I

The name of the corporation shall be SHARONWOOD HOMEOWNERS ASSOCIATION, INC., with its initial principal place of business at N. G. Wade Investment Company, Post Office Box 6937, Jacksonville, FL 32236, with a street address at 569 Edgewood Avenue South Jacksonville, FL 32205, and with William A. McArthur being its initial registered agent at said address.

ARTICLE II

The corporation shall have perpetual existence, commencing with the filing of these Articles of Incorporation with the Secretary of State, The Capitol, Tallahassee, Florida 32399.

ARTICLE III

The purpose of the corporation shall be to maintain the common areas within SHARONWOOD SUBDIVISION, as more particularly described in Exhibit "A" attached, and to perform all acts necessary and incident thereto as may be legal under the laws of the State of Florida and of the United States of America.

#### ARTICLE IV

Each lot owner within said subdivision shall be a member of this corporation, with each lot being entitled to one vote, with a majority of the lots (12) constituting a quorum, and with all business of the corporation being transacted upon a majority vote of the lots constituting said quorum or being otherwise present.

#### ARTICLE V

The business of the corporation shall be transacted by a Board of Directors, consisting of not less than 3 and not more than 5 members. The Board shall be elected by the lot owners pursuant to Article IV, and the Board shall elect a President, Vice-President and Secretary-Treasurer from persons elected to the Board. The Incorporators shall serve as the initial Board of Directors until the annual meeting of the membership.

#### ARTICLE VI

The name and addresses of the incorporator is:

William A. McArthur  
N. G. Wade Investment Company  
Post Office Box 6937  
Jacksonville, FL 32236

#### ARTICLE VII

In the event of dissolution of this corporation, the assets shall be transferred to a similar non-profit corporation and shall

not inure to the benefit of any other person or organization.

#### ARTICLE VIII

These Articles of Incorporation and the Bylaws of this Corporation may be amended, altered, made, rescinded or otherwise modified at any time at any regular or special meeting of the membership by a vote of two-thirds (15) of the lot owners with each lot being entitled to one vote.

IN WITNESS WHEREOF, the Incorporator has hereunto set his hand and seal, this 18<sup>th</sup> day of October, 1999.

Leon Wade Incorporated

By: William A. McArthur  
William A. McArthur

#### ACCEPTANCE

I, William A. McArthur, do hereby accept the designation of registered agent for the foregoing corporation.

Dated this 18<sup>th</sup> day of October, 1999.

William A. McArthur  
William A. McArthur  
Registered Agent

STATE OF FLORIDA  
COUNTY OF WAKULLA

Before me this day personally appeared William A. McArthur,  
who is personally known to me, or who has produced \_\_\_\_\_  
as identification.

WITNESS by hand and official seal, this 18<sup>th</sup> day of October  
1999.



Thelma G. Gaupin  
MY COMMISSION # CC522115 EXPIRES  
April 28, 2000  
BONDED THRU TROY FAIR INSURANCE, INC.

*Thelma G. Gaupin*  
Notary Public  
My commission expires:

FILED  
00 FEB 23 PM 3:00  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**Edwin G. Brown  
& Associates, Inc.**

SURVEYORS • MAPPERS • ENGINEERS

August 16, 1999  
(Revised: December 17, 1999)  
(Revised: January 11, 2000)

**SHARONWOOD**

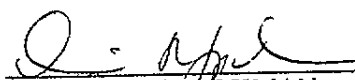
I hereby certify that this is a true and correct representation of the following described property and that this description substantially meets the minimum technical standard for land surveying (Chapter 61G17, Florida Administrative Code).

Commence at the Southeast corner of Section 8, Township 3 South, Range 1 East, Wakulla County, Florida, and thence run North 00 degrees 14 minutes 50 seconds West along the East boundary of said Section 8, a distance of 2088.56 feet to a concrete monument on the Northerly right-of-way boundary of State Road No. 267 for the POINT OF BEGINNING. From said POINT OF BEGINNING thence run North 75 degrees 51 minutes 03 seconds West along said Northerly right-of-way boundary 1412.52 feet to a concrete monument marking a point of curve to the left, thence run Northwesterly along said right-of-way boundary and along said curve with a radius of 11478.48 feet thru a central angle of 03 degrees 52 minutes 42 seconds for an arc distance of 776.95 feet, thence run North 17 degrees 19 minutes 12 seconds West 239.14 feet to a concrete monument, thence run North 81 degrees 42 minutes 26 seconds West 175.34 feet to a concrete monument, thence run South 01 degrees 03 minutes 41 seconds East 210.20 feet to a concrete monument on the Northerly right-of-way boundary of said State Road No. 267, said concrete monument lying on a curve concave to the Southerly, thence run Northwesterly along said right-of-way boundary and along said curve with a radius of 11478.48 feet thru a central angle of 00 degrees 26 minutes 13 seconds for an arc distance of 87.52 feet, the chord of said arc being North 81 degrees 10 minutes 23 seconds West 87.52 feet to a concrete monument, thence run North 81 degrees 23 minutes 29 seconds West along said right-of-way boundary 377.05 feet to a concrete monument, thence run North 00 degrees 54 minutes 19 seconds East 209.90 feet to a re-rod, thence run North 81 degrees 19 minutes 25 seconds West 799.13 feet to a re-rod, thence run South 00 degrees 52 minutes 51 seconds West 209.98 feet to a concrete monument on the Northerly right-of-way boundary of said State Road No. 267, thence run North 81 degrees 20 minutes 08 seconds West along said right-of-way boundary 60.48 feet to a concrete monument, thence run North 00 degrees 52 minutes 15 seconds East 225.25 feet, thence run North 81 degrees 26 minutes 35 seconds West 219.93 feet to a concrete monument, thence run North 00 degrees 52 minutes 42 seconds East 481.70 feet to a re-rod, thence run South 78 degrees 47 minutes 41 seconds East 3957.67 feet to a concrete monument, thence run South 00 degrees 14 minutes 50 seconds East along the East boundary of said Section 8, a distance of 722.97 feet to the POINT OF BEGINNING containing 53.71 acres, more or less.

Subject to a City of Tallahassee powerline easement over and across the above described property.

Subject to easements of record.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.

  
DONNIE R. SPARKMAN  
Surveyor & Mapper  
Florida Certificate No. 5147  
(L.B 6475)

93-105PSC: 23

#26/1472

**Exhibit A**

2813 Crawfordville Hwy • P.O. Box 625 • Crawfordville, Florida 32326  
(850) 926-3016 • FAX (850) 926-8180

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

00 FEB 23 PM 3:01

FILED